

Key: 7424

Town of Bourne - Fiscal Year 2024

12/18/2023 6:02 pm SEQ #: 7.580

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
MARTEL MATTHEW ETUX MELANIE MARTEL 55 THOM AVE BOURNE, MA 02532				35.1-13-0				55 THOM AVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MARTEL MATTHEW ETUX				08/14/2014	QS	228,000	28322-329				
GILLOOLY EDWARD J & JOHN				06/27/2012	F	100	26449-31				
GILLOOLY EDWARD J &				03/11/2009	F	1	23520-129				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
17460	06/15/2017	9	DECK	3,000	11/14/2017	TL	100	100
01264	05/17/2001	9	DECK	1,000	10/19/2001	EB	100	100
950534	10/18/1995	3	ALT/RENO	1,400	08/26/1996	JS	100	100

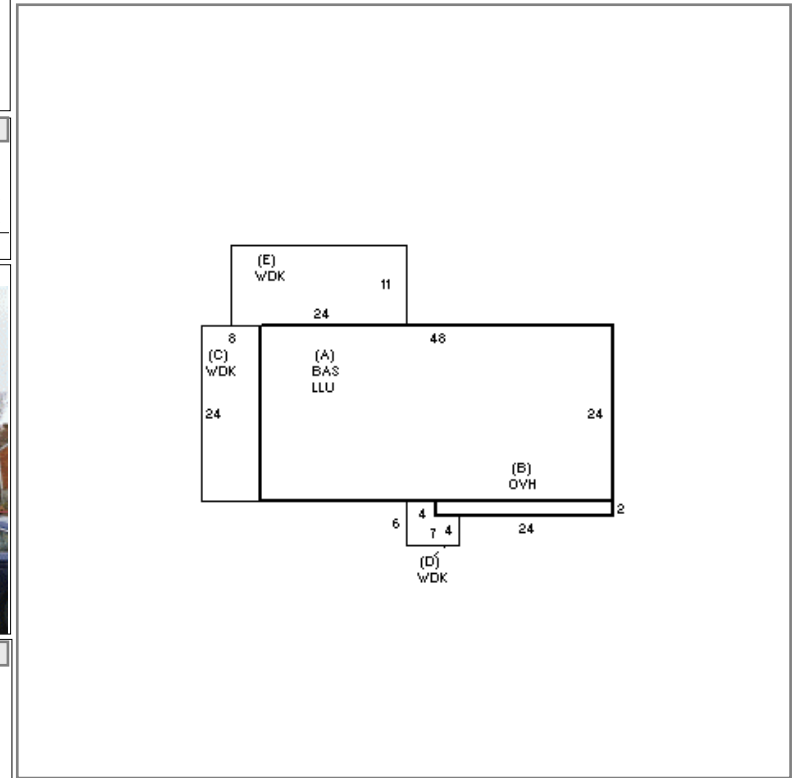
CD	T	AC/SF/UN	Nbhd	Infl1	N Index	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	12,000	9	1.00	100	1.00	100	1.00				181,080

TOTAL	11,979 SF	ZONING	1	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	MO BCH	NOTE	LAND	181,100	160,300			
Infl1	AVG		BUILDING	249,600	220,900			
N_Index	AVG		DETACHED	0	0			
			OTHER	0	0			
			TOTAL	430,700	381,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	A 0.75 8 X 10			0.00	



BUILDING	CD	ADJ	DESC	MEASURE	11/14/2017	TL
MODEL	1		RESIDENTIAL	LIST	11/14/2017	TL
STYLE	2	1.00	RAISED RANCH [96%]	REVIEW		
QUALITY	A	1.00	AVERAGE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			



YEAR BLT	1968	SIZE ADJ	1.015
NET AREA	1,200	DETAIL ADJ	1.000
\$NLA(RCN)	\$260	OVERALL	1.038

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR/WALL(FULL)	1.00
EXT COVER	1	WOOD SHINGLE	1.02
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/COMP SHIN	1.00
FLOOR COVER	1	HARDWOOD	1.02
INT. FINISH	2	DRYWALL	1.00
HEATING/COOLING	1	FORCED AIR	1.00
FUEL SOURCE	2	GAS	1.00
USE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	1,152		33.76	38,886
A	BAS	L	BASE AREA	1,152	1968	202.25	232,992
B	OVH	L	OVERHANG	48	1968	190.81	9,159
+	WDK	N	WOOD DECK	492		22.50	11,072
	BSF	N	BSMT SEMI-FIN	576		19.37	11,158
	FIX	O	XTRA FIXTURES	2		2,243.60	4,487
	MST	O	MAS/METAL STACK	1		4,204.80	4,205

TOTAL RCN	311,959
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT	A
ELECT	A
EFF.YR/AGE	1999 / 23
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$249,600